

This instrument was prepared by
(Name) Larry L. Halcomb
(Address) 3512 Old Montgomery Highway
Birmingham, AL 35209

Send Tax Notice To: Debra K. Lyda
name
5225 Logan Drive
address
Birmingham, AL 35242

Corporation Form Warranty Deed

STATE OF ALABAMA)
COUNTY OF Jefferson)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED THIRTY SIX THOUSAND TWO HUNDRED AND NO/100-----DOLLARS (\$136,200.00)
to the undersigned grantor, Covenant Builders, Inc.
(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged,
the said GRANTOR does by these presents, grant, bargain, sell and convey unto Debra K. Lyda, Unmarried
(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, AL
to-wit:

Lot 7, Block 10, according to the Survey of Broken Bow South, as recorded in
Map Book 11, page 82, in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1996.
Subject to restrictions, easement, and right of way, of record.
Grantor makes no warranty of title as to mineral and mining rights.

\$ 96,200.00 of the purchase price was paid from the proceeds of a mortgage
loan closed simultaneously herewith.

Inst # 1996-11015
04/09/1996
01:33 PM
SHELBY COUNTY, ALABAMA
NOTARY PUBLIC
001 MCF

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or
their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns
shall, warrant and defend the same to the said GRANTEE, his, her or their heirs, executors and assigns forever,
against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its Secretary-Treasurer who is authorized
to execute this conveyance, hereto set its signature and seal,
this the 29th day of March, 1996.

ATTEST: Covenant Builders, Inc.
By Kenneth T. Werk, Jr. Secretary-Treasurer

STATE OF Alabama)
COUNTY OF Jefferson)
I, Larry L. Halcomb
hereby certify that Kenneth T. Werk, Jr.
a Notary Public in and for said County, in said State,

whose name as Secretary-Treasurer of Covenant Builders, Inc., a corporation, is signed
to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed
of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for
and as the act of said corporation.

Given under my hand and official seal, this the 29th day of March, 1996
[Signature]
Notary Public
My Commission Expires: January 23, 1998